



Order Filed on January 8, 2019  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey

**UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY**

**Caption in Compliance with D.N.J. LBR 9004-2(c)**

**ROMANO GARUBO & ARGENTIERI**  
Emmanuel J. Argentieri, Esquire  
52 Newton Avenue, P.O. Box 456  
Woodbury, New Jersey 08096  
(856) 384-1515  
Attorney for Secured Creditor,  
U.S. Bank National Association as Legal Title  
Trustee for Truman 2016 SC6 Title Trust

**ERINALDO CANDIDIO BRAGA**  
xxx-xx-0915

**Debtor.**

Case No.: 18-25713

Chapter: 13

Judge: VFP

Hearing Date: January 3, 2019 @ 10:00 a.m.

**ORDER VACATING STAY AS TO REAL PROPERTY**

The relief set forth on the following page numbered two (2) is hereby **ORDERED**.

**DATED: January 8, 2019**

  
\_\_\_\_\_  
**Honorable Vincent F. Papalia**  
United States Bankruptcy Judge

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Debtor: ERINALDO BRAGA

Case No: 18-25713/VFP

Caption of Order: ORDER VACATING STAY AS TO REAL PROPERTY

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Upon the motion of U.S. Bank National Association as Legal Title Trustee for Truman 2016 SC6 Title Trust, ("Movant"), under Bankruptcy Code section 362(a) for relief from the automatic stay as to certain real property as herein set forth, and for cause shown, it is hereby:

ORDERED that the automatic stay is vacated to permit the movant to institute or resume and prosecute to conclusion one or more actions in the court(s) of appropriate jurisdiction to pursue the movant's rights in the following real property:

**505 Hickory Street, Kearny, New Jersey 07032.**

It is further ORDERED that Movant may offer and provide Debtor with information regarding a potential Forbearance Agreement, Loan Modification, Refinance Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement with Debtor. However, Movant may not enforce, or threaten to enforce, any personal liability against Debtor if Debtor's personal liability is discharged in this bankruptcy case.

It is further ORDERED that the Movant may join the Debtor and any trustee appointed in this case as defendants in its action(s) irrespective of any conversion to any other chapter of the Bankruptcy Code.

The Movant shall serve this order on the Debtor, Debtor's attorney, any trustee and any other party who entered an appearance on the motion.

**Certificate of Notice Page 3 of 3**  
United States Bankruptcy Court  
District of New Jersey

In re:  
Erinaldo Candidio Braga  
Debtor

Case No. 18-25713-VFP  
Chapter 13

**CERTIFICATE OF NOTICE**

District/off: 0312-2

User: admin  
Form ID: pdf903

Page 1 of 1  
Total Noticed: 1

Date Rcvd: Jan 09, 2019

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jan 11, 2019.

db Erinaldo Candidio Braga, PO Box 1042, Bedminster, NJ 07921-1042

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE. TOTAL: 0

Transmission times for electronic delivery are Eastern Time zone.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Jan 11, 2019

Signature: /s/Joseph Speetjens

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**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on January 9, 2019 at the address(es) listed below:

Denise E. Carlon on behalf of Creditor THE BANK OF NEW YORK MELLON et al ...  
dcarlon@kmlawgroup.com, bkgroup@kmlawgroup.com  
Denise E. Carlon on behalf of Creditor MTGLQ Investors, L.P. dcarlon@kmlawgroup.com,  
bkgroup@kmlawgroup.com  
Emmanuel J. Argentieri on behalf of Creditor U.S. Bank National Association as Legal Title  
Trustee for Truman 2016 SC6 Title Trust bk@rgalegal.com  
Jordan Seth Blask on behalf of Creditor U.S. Bank National Association as Legal Title Trustee  
for Truman 2016 SC6 Title Trust jblask@tuckerlaw.com,  
agilbert@tuckerlaw.com;cabbott@tuckerlaw.com  
Kevin Gordon McDonald on behalf of Creditor THE BANK OF NEW YORK MELLON et al ...  
kmcDonald@kmlawgroup.com, bkgroup@kmlawgroup.com  
Marie-Ann Greenberg magecf@magtrustee.com  
Rebecca Ann Solarz on behalf of Creditor MTGLQ Investors, L.P. rsolarz@kmlawgroup.com  
U.S. Trustee USTPRegion03.NE.ECF@usdoj.gov  
William H. Oliver, Jr. on behalf of Debtor Erinaldo Candidio Braga bkwoliver@aol.com,  
R59915@notify.bestcase.com

TOTAL: 9